

PT NW1/4 OF SE1/4 OF FRACL
SEC 28-1N-24E IN OR 1380/150
BEING PARCEL "1"

FOURAKER JAMES TRUST
PO BOX 21
BRYCEVILLE, FL 32009-0021

2026

28-1N-24-0000-0001-0100



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 08
NEIGHBORHOOD/LOC	8001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,305	100	1999	1,305	135,896
FGR	598	55	1999	329	34,260
FOP	264	30	1999	79	8,226
PTO	572	5	1999	29	3,020
TOTALS	2,739			1,742	181,403

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
2	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00
3	0510	GARAGE WD-	0 100	39	30	1,170.00	SF	35.00	35.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	RES	100	0004	OR	0.00	0.00	2.00

MARKET ADJUSTMENTS									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT
0100	01	1,742	123.2000	129.36	225,345	1999	1999	0	0
1 SINGLE FAM 100% - 2000 Heated Area: 1305 HX Base Yr 2000									
14079 US HWY 301, BRYCEVILLE									

TOTAL OB/XF									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
2	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00
3	0510	GARAGE WD-	0 100	39	30	1,170.00	SF	35.00	35.00

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2	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00
3	0510	GARAGE WD-	0 100	39	30	1,170.00	SF	35.00	35.00

NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
PAGE 1 of 1 6									
VALUATION BY					STANDARD				
Tax Group: 6					Tax Dist:				
BUILDING MARKET VALUE					181,403				
TOTAL MARKET OB/XF VALUE					13,038				
TOTAL LAND VALUE - MARKET					68,000				
TOTAL MARKET VALUE					262,441				
SOH/AGL Deduction					132,776				
ASSESSED VALUE					129,665				
TOTAL EXEMPTION VALUE					51,411				
BASE TAXABLE VALUE					78,254				
TOTAL JUST VALUE					262,441				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					258,014				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B996664	GARAGE	29,500	12/01/1999
B995744	NEW CONSTR	88,600	01/02/1999

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1380/0150	1/09/2006	WD	U	I	07	100	
GRANTOR: FOURAKER JAMES D							
GRANTEE: FOURAKER JAMES TRUS							
1354/1671	10/03/2005	WD	Q	I	01	100	
GRANTOR: FOURAKER JAMES							
GRANTEE: FOURAKER JAMES TRUS							
BUILDING NOTES							

BUILDING NOTES									
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BUILDING DIMENSIONS									
PTO=[YR=1999] W22 FGR=[YR=1999] W23 S26 BAS=[YR=1999] S29 FOP=[YR=1999] S6 E44 N6 W44 \$ E45 N29 W45 \$ E23 N26 \$ S26 E22 N26 \$.									